PP APPROVAL RECORD

Planning Permission

Pudukkottai

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

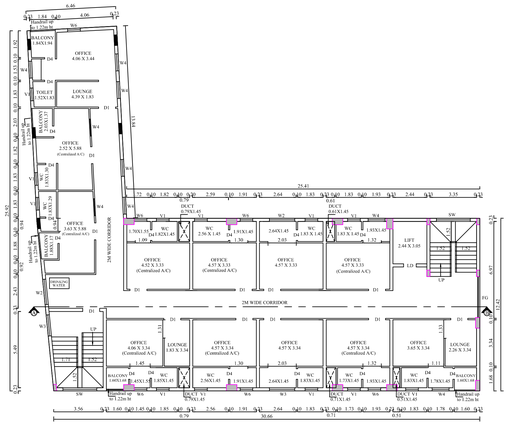
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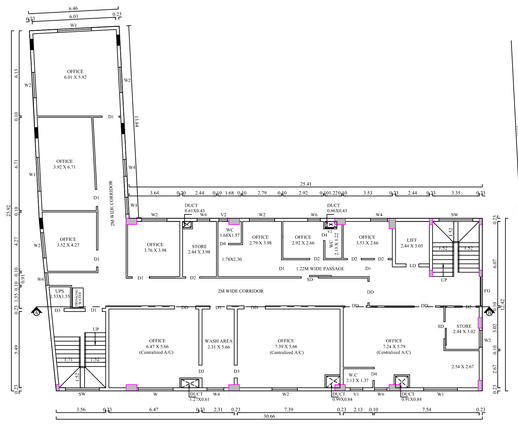
Online Application No : SWP / BPA / 172543 / 2024

SWP/SITE APPROVAL / DTCP / L.P / C.L.P.A No : 310 / 2024

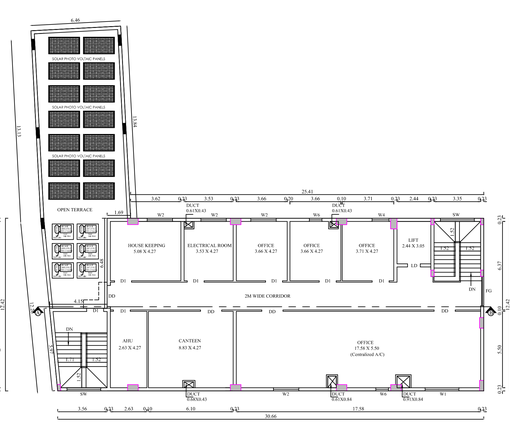
SWP/DTCP/PLANNING PERMISSION No : 357 / 2024



SECOND FLOOR PLAN



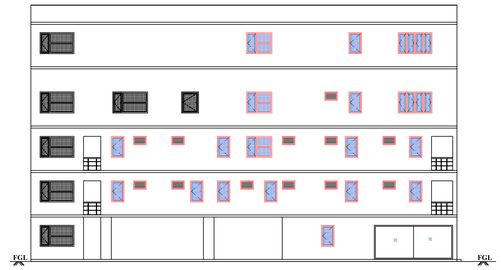
THIRD FLOOR PLAN



FOURTH FLOOR PLAN

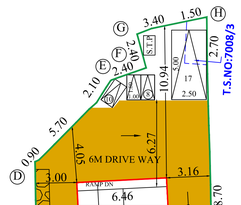


SECTION ON 'A-B'

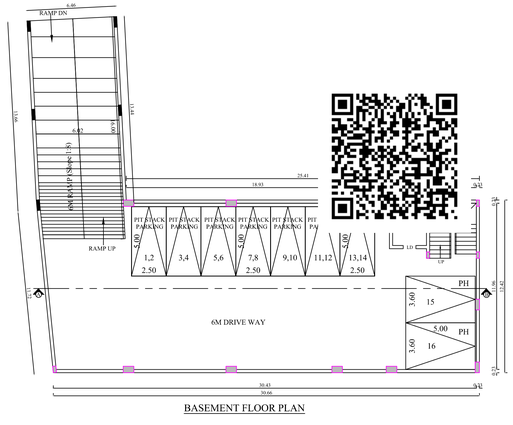


SOUTH SIDE ELEVATION

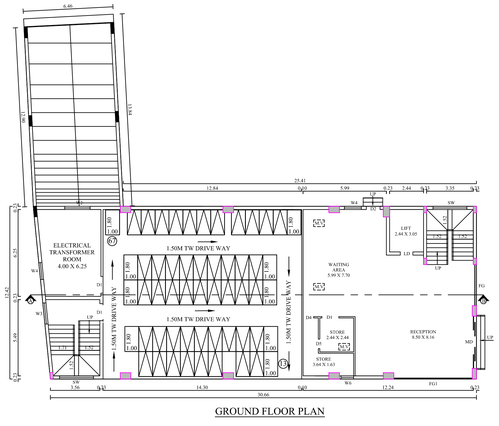
BLOCK NO:41



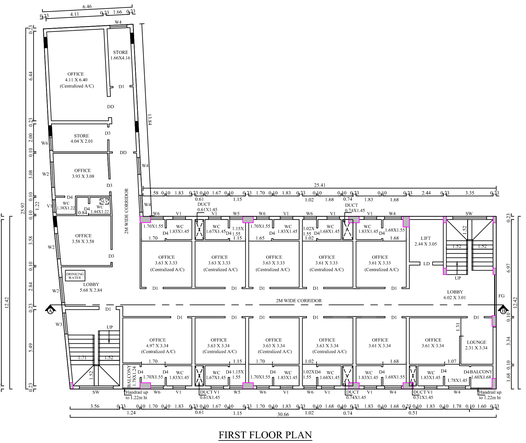
SITE PLAN



BASEMENT FLOOR PLAN

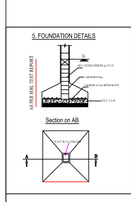


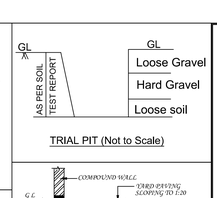
GROUND FLOOR PLAN



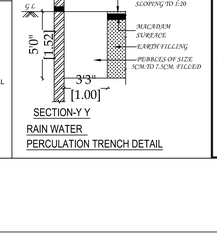
FIRST FLOOR PLAN

5. FOUNDATION DETAILS





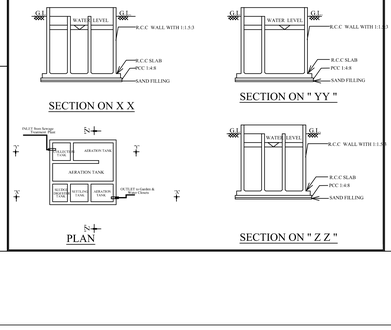
TRIAL PIT (Not to Scale)

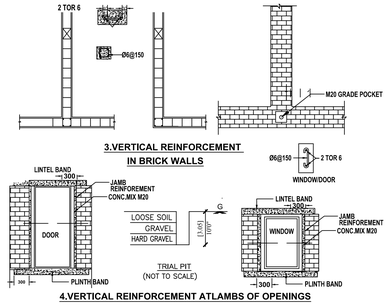


SECTION-Y Y

RAIN WATER PERCULATION TRENCH DETAIL

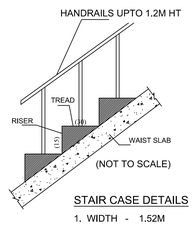
WASTE WATER TREATMENT PLANT





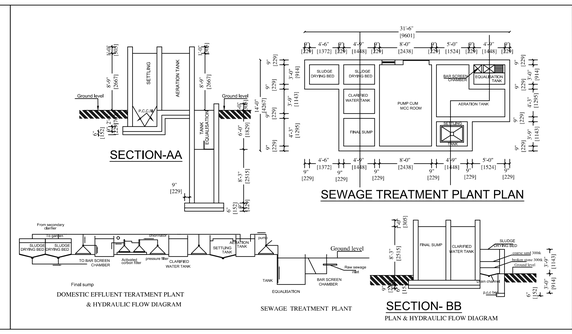
3.VERTICAL REINFORCEMENT IN BRICK WALLS

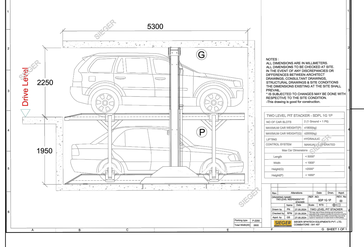
4.VERTICAL REINFORCEMENT ATLAMBS OF OPENINGS



STAIR CASE DETAILS

1. WIDTH - 1.52M
2. RISE - 0.15 M
3. TREAD - 0.30 M





PLAN SHOWING THE PROPOSED CONSTRUCTION OF PROFESSIONAL CONSULTING OFFICE /BUSINESS OFFICE BUILDING IN WARD NO: J(10), BLOCK NO: 70, T.S.NO:7007/2,7007/3,7008/2 & 7008/3 AT RAMANATHAPURAM & SOWRIPALAYAM VILLAGE, CENTRAL ZONE, SOUTH TALUK, COIMBATORE CORPORATION.

COIMBATORE DD PLAN : 13

North

Scale 1 : 100

AREA DETAILS:

T.S.NO:	AREA in Sqm
7007/2	276.00
7007/3	442.50
7008/2	233.50
7008/3	5.50
TOTAL	957.50

AS PER PATTA : 957.50 Sqm

AS PER DOCUMENT : 957.31 Sqm

AREA OF THE SITE : 957.31 Sqm

Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	Total Area (in Sqm)
BASEMENT FLOOR	-	473.01	473.01
GROUND FLOOR	210.96	177.62	388.58
FIRST FLOOR	472.35	-	472.35
SECOND FLOOR	472.06	-	472.06
THIRD FLOOR	473.98	-	473.98
FOURTH FLOOR	358.09	-	358.09
TOTAL	1987.44	650.63	2638.07
WATCHMAN BOOTH	-	3.84	3.84
NET TOTAL	1987.44	654.47	2641.91

AREA OF THE SITE : 957.31 Sqm

FLOOR SPACE INDEX = $\frac{1987.44}{957.31}$ = 2.076

JOINERY DETAILS

NAME	DESCRIPTION	SIZE
MD	MAIN DOOR	3.76 X 2.44
LD	LIFT DOOR	0.91 X 2.44
SD	SLIDING DOOR	1.22 X 2.44
D1	DOOR 1	1.22 X 2.44
D2	DOOR 2	0.99 X 2.44
D3	DOOR 3	0.91 X 2.44
D4	DOOR 4	0.76 X 2.44
SW	STAIRCASE WINDOW	2.44 X 1.52
W	WINDOW	2.51 X 1.52
W1	WINDOW 1	2.44 X 1.52
W2	WINDOW 2	1.83 X 1.52
W3	WINDOW 3	1.52 X 1.52
W4	WINDOW 4	1.22 X 1.52
W5	WINDOW 5	0.94 X 1.52
W6	WINDOW 6	0.91 X 1.52
V1	VENTILATOR 1	0.91 X 0.61
V2	VENTILATOR 2	0.61 X 0.91

PARKING DETAILS

	TWO WHEELER PARKING		CAR PARKING	
	Required	Provided	Required	Provided
Every 100 Sqm 1 Car	-		15	
Every 25 Sqm 1 Two Wheeler	60		-	
TOTAL	66 (60x10%)	67	17 (15x10%)	17

(PHYSICALLY HANDICAPPED PARKING INCLUDED)

Note:

- Existing Road
- Site Boundary (A,B,C..& J)
- Proposed Buildings

John Antony JR
Founder & Principal Architect
B.Arch, AIA, AIIA, AIID, Regn No.CA/2004/33239
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Coimbatore - 641012, Tamil Nadu, INDIA
T +91 422 4378994, 995 M +91 97877 48091
Architect

Er. R. PRABHU DEV, M.E.(Struct).,
LOCAL PLANNING AUTHORITY COIMBATORE
REG. No: SE/CR/1/2022
ARROW STRUCTURES
8, Guru Govindh Singh Road,
R.S.Puram, Coimbatore - 641 002.
Mob: 98765 94827
Structural Engineer

Applicant

P. பார்த்திபன்
அளவர்/உதவிவரைவாளர்

L. வனிதா
வரைவாளர் நிலை-3

THE LANDLENS SUITE

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One
Ask anything about a property and get an answer grounded in live government records, with the sources shown.
/landlens/one

Verify My Land
Every record check run on one property and returned as a single report.
/landlens/verify-my-land

Legal Opinion
An advocate's written opinion on the title, built on the records we pull for it.
/landlens

One Map
Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.
/landlens/one/map

PriceMap
What land actually changed hands for around this plot, taken from the registered deeds.
/landlens/pricemap

Build Scope
What you are allowed to build here: floor space, height, coverage and setbacks.
/landlens/build-scope

Property Tracker
Watch a property and hear about it when something new is registered against it.
/landlens/property-tracker

Deal Room
Run the transaction in one place: documents, stamping, signatures and the parties.
/landlens/deal-room

FREE TOOLS · NO ACCOUNT NEEDED

Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

- Encumbrance Certificate
- Patta and Chitta
- Field Measurement Sketch
- EC Analyzer
- Bank charge check
- Court case search
- Seller background check
- Approval check by survey

Value and duty

What it is worth and what it costs to register.

- Guideline value by street
- Guideline value by survey
- Stamp duty and registration fees
- Capital gains
- Floor space index
- Area unit converter

Zoning and land use

What the plan says can happen on this land.

- Land use zone finder
- CMDA land use check
- Coastal regulation zone
- Master plan check
- Water bodies finder
- Airport height clearance

Registers and directories

Who holds it, and which office keeps the record.

- Find your registering office
- Temple property check
- Waqf property check
- RERA register

Every free tool
/tools

Services we run for you
/services

The LandLens suite
/landlens/one

Verified RealEstate™

Every claim in this document traces back to a government record.

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

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+91 9996 12 9996

Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.